

**CITY OF SAN DIEGO HEARING OFFICER  
DOCKET FOR HEARING OFFICER MEETING  
NOVEMBER 21, 2012  
COUNCIL CHAMBERS, 12<sup>TH</sup> FLOOR  
CITY ADMINISTRATION BUILDING  
8:30 A.M.**

**NOTE:** *Land Use Hearings are held at 8:30 A.M. and are appealable to the Planning Commission. Appeal applications may be obtained on the 3<sup>rd</sup> floor of the Development Services Building, located at 1222 1<sup>st</sup> Avenue, San Diego, CA 92101.*

*If a Sign Language Interpreter, aids for the visually impaired, or Alternative Listening Devices (ALD's) are required, please contact the Disability Services Coordinator at 619-321-3208 at least five (5) working days prior to the meeting to ensure availability. **Those items with an asterisk (\*) will include consideration of the appropriate environmental document.***

*Each item presented on this docket is a Process 3 under the Land Development Code Section 112.0501.*

HEARING OFFICER ASSIGNED TO TODAY'S HEARING: Chris Larson

- ITEM-1: **PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE HEARING OFFICER NOT PREVIOUSLY HEARD. REQUESTS TO SPEAK SHOULD BE SUBMITTED TO THE HEARING OFFICER RECORDING SECRETARY AT THE TIME OF THE MEETING. NOTE: 3 MINUTE MAXIMUM PER SPEAKER.**
- ITEM-2: **REQUESTS FOR CONTINUANCES OR WITHDRAWALS**
- ITEM-3: **ITEMS TO BE PLACED ON CONSENT AGENDA.**
- ITEM-4: **VALLECITOS RESIDENCE - PROJECT NO. 284055**  
City Council District: 1; Plan Area: La Jolla

**STAFF: Paul Godwin**

Site Development Permit and Coastal Development Permit to allow the demolition of an existing one-story, single-family residence and the construction of an approximately 5,013-square-foot, one-story, single-family residence on a 0.44-acre site located at 2351 Vallecitos, on the south side of Vallecitos, between La Jolla Shores Drive and Calle Del Cielo. The project site is located within the SF Zone of the La Jolla Shores Planned District, the Coastal Zone (non-appealable), the Coastal Height Limit and Coastal Parking Impact Overlay Zones, within the La Jolla Community Plan area. Exempt from Environmental Report No. HO-12-083

**RECOMMENDATION:**

Approve

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ITEM-5: **GRIFFIN RESIDENCE - PROJECT NO. 279847**  
City Council District: 1; Plan Area: Carmel Valley

**STAFF: Paul Godwin**

Site Development Permit and Coastal Development Permit to allow the construction of an approximately 2,470-square-foot, two-story, single-family residence on a vacant, 0.09-acre site located at 13641 El Camino Real, on the east side of El Camino Real, just northeast of the intersection of El Camino Real and Derby Downs Road. The project site is located within the SF-1A Zone of the Carmel Valley Planned District, the Coastal Zone (non-appealable) and the Coastal Parking Impact Overlay Zone, within the Carmel Valley Community Plan area. Exempt from Environmental. Report No. HO-12-085

**RECOMMENDATION:**

Approve

ITEM-6: **NEIGHBORS SUPERMARKET - PROJECT NO. 288307**  
City Council District: 8; Plan Area: San Ysidro

**STAFF: Renee Mezo**

Conditional Use Permit to upgrade an existing Type 20 (beer and wine only) ABC license to a Type 21 (permitting the general sales of alcohol products) at an existing grocery store. The 0.34-acre project site is located at 2004 Dairy Mart Road in the San Ysidro Planned District-Commercial (SYPD-CSF-2) Zone and the Federal Aviation Authority Part 77 Overlay Zone within the San Ysidro Community Plan Area. Exempt from Environmental. Report No. HO-12-093

**RECOMMENDATION:**

Approve

ITEM-7: **BENSON RESIDENCE - PROJECT NO. 232790**  
City Council District: 1; Plan Area: La Jolla

**STAFF: Sandra Teasley**

Coastal Development Permit and Site Development Permit to demolish an existing residence and construct a new 9,995-square-foot, two story, single-family residence with four-car garage. The site is located at 5970 Camino De La Costa in the RS-1-5 Zone within the La Jolla Community Plan, Coastal Overlay (appealable), Coastal Height Limit, First Public Roadway, Parking Impact, Residential Tandem Parking, Transit area. Exempt from Environmental. Report No. HO-12-095

**RECOMMENDATION:**

Approve

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ITEM-8:       **RAINBOW FARMS MARKET - PROJECT NO. 285228**  
City Council District: 3; Plan Area: Mid-City – Eastern Area

**STAFF:**       **Patrick Hooper**

Conditional Use Permit to upgrade an existing Type 20 (beer and wine only) ABC license to a Type 21 (permitting the general sales of alcohol products) at an existing market located at 4727 Federal Blvd in the CC-5-3 Zone of Central Urbanized Planned District within the Eastern Area Neighborhood of Mid City Communities Plan Area. Exempt from Environmental. Report No. HO-12-096

**RECOMMENDATION:**

Approve